

# 55 Corallian Heights, North Fields, Sturminster Newton, Dorset

The Tailor - A three bedroom semi-detached house with garden and driveway.



Council Tax Band: tbc EPC: tbc

# 55 Corallian Heights, North Fields, Sturminster Newton, Dorset

- 3 bedroom semi-detached house with brick exterior
- Open-plan kitchen / dining room with French doors to garden
  - · Stylish work surfaces and matching upstands, Zanussi integrated over, hob and extractor hood
    - · Separate living room
  - Master bedroom with ensuite shower room with Roca sanitaryware and Chrome brassware
    - Contemporary family bathroom
      - Downstairs cloakroom
    - Driveway with parking for two cars
    - · Five minute drive to town centre
    - 10-year warranty and insurance protection

Viewing strictly by appointment through Symonds & Sampson on 01258 473766

The Tailor is a 3-bedroom semi-detached house with an openplan kitchen and dining area, a front-facing living room, a modern family bathroom, and an en-suite shower room to bedroom 1.

Ground floor Kitchen and dining room:

4.78m x 3.45m (15'8" x 11'4")

Living room: 3.68m x 5.14m (12'1" x 16'10")

Cloakroom:

1.01m x 1.66m (3'4" x 5'5")

First floor Bedroom 1:

Situation

hours).

3.29m x 3.34m (10'10" x 11'0")

Bedroom 1 en suite: 1.40m x 2.43m (4'7" x 8'0")

Bedroom 2:

2.52m x 3.09m (8'3" x 10'2")

Bedroom 3:

2.17m x 2.04m (7'1" x 6'8")

Bathroom:

2.52m x 1.97m (8'3" x 6'5")



# Directions

From our office head out on the B3092 Bath Road and turn right onto Honeymead Lane. Follow Honeymead Lane all the way to the end and turn left into North Fields.

French doors from the open plan sitting/dining room lead to the garden which is to the side of the house, with the two parking spaces also to the side.

## Services

Mains water, electricity, gas and drainage are connected to the property. Mains gas central heating system.

Estate management charge - £331 (estimated).

Local Authority

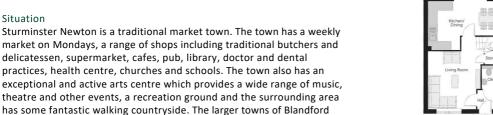
Dorset Council Tel: 01305 221000

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# **Property Information**

The property will be wired ready for fibre broadband. Broadband - Ultrafast broadband is available in the area. Mobile network coverage is available indoors and outdoors for all networks, although enhanced data is not available indoors. (Information from Ofcom https://www.ofcom.org.uk)



Forum, Shaftesbury and Sherborne are within easy reach by road and Gillingham has a main line station to London Waterloo (approximately 2



Ground Floor



**GWB February 2023** 



# 01258 473766

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